



HARTEL COMMERCIAL REAL ESTATE

Strategic Real Estate Services

57 Circuit Avenue - Oak Bluffs, MA

Rare Martha's Vineyard Leasing Opportunity

Retail Use - 1,503± For Lease



- * **LOCATED IN THE HEART OF CIRCUIT AVENUE**
 - * **1,503± SF RETAIL SPACE END CAP ADJACENT TO ROCKLAND TRUST COMPANY**
 - * **2 ADA COMPLIANT BATHS, BRIGHT FULL DISPLAY WINDOWS FACING CIRCUIT AVENUE**
 - * **NEIGHBORING TENANTS INCLUDE MV CAROUSEL, BLACK DOG RETAIL STORE,**
 - * **MV MOVIE THEATER, LINDA JEAN'S RESTAURANT, VINEYARD VINES, BACK DOOR DONUTS, MAD MARTHA'S ICE CREAM, BEN & BILL'S CHOCOLATE EMPORIUM**
- ZONED: B1 - COMMERCIAL BUSINESS**

\$3,000/Month Plus Utilities



HARTEL COMMERCIAL REAL ESTATE

230 Jones Road
Suite 6
Falmouth MA 02540

40 Willard Street
Suite 207
Quincy MA 02169

Greg Hartel
617-256-3169
Greg@HartelRealty.com

Anne Osterholm
617-291-0093
Anne@HartelRealty.com

Main Office
508-444-0172
www.HartelRealty.com



HARTEL COMMERCIAL REAL ESTATE

Strategic Real Estate Services



Satellite View



HARTEL COMMERCIAL REAL ESTATE

230 Jones Road
Suite 6
Falmouth MA 02540

40 Willard Street
Suite 207
Quincy MA 02169

Greg Hartel
617-256-3169
Greg@HartelRealty.com

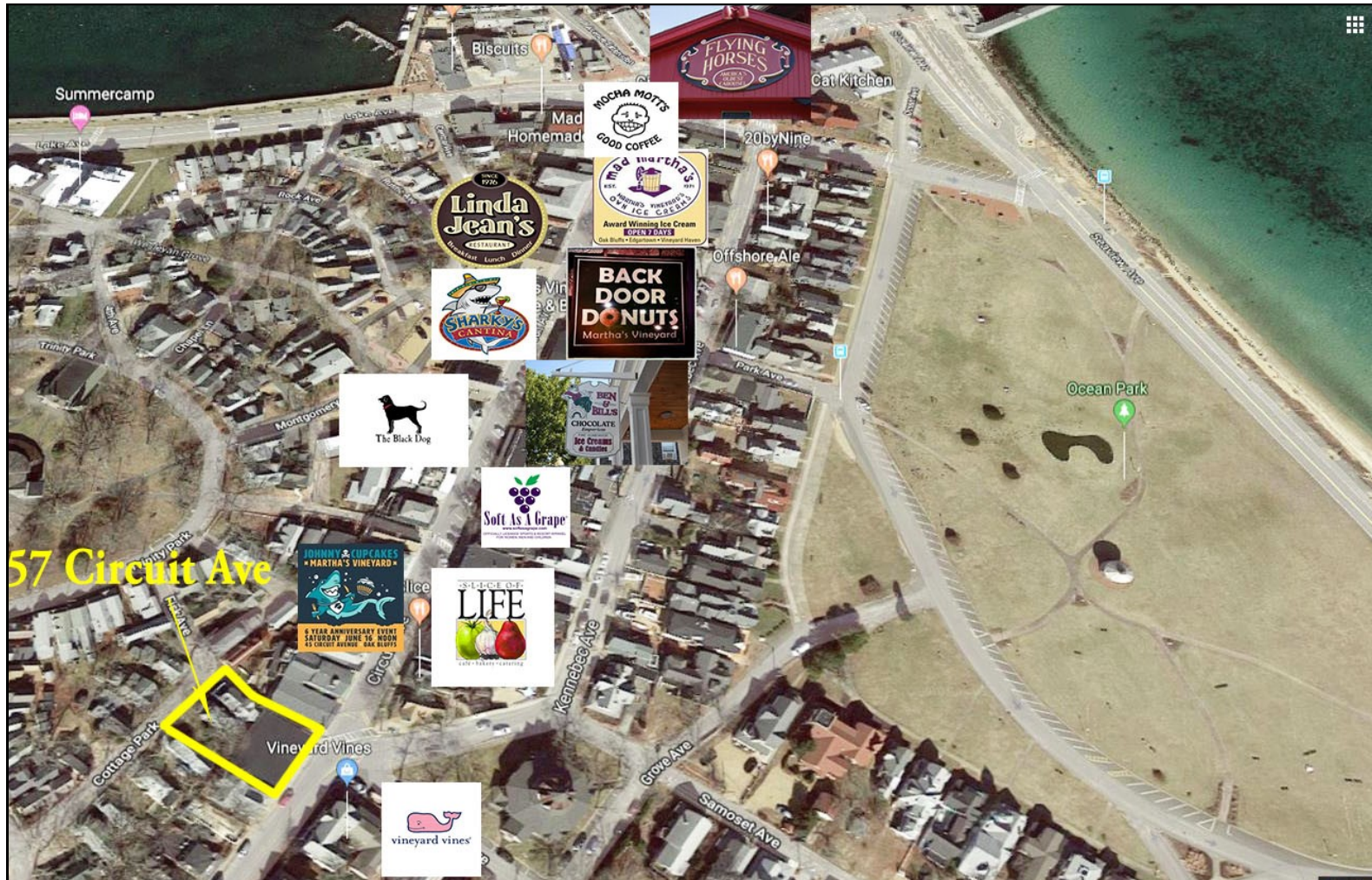
Anne Osterholm
617-291-0093
Anne@HartelRealty.com

Main Office
508-444-0172
www.HartelRealty.com



HARTEL COMMERCIAL REAL ESTATE

Strategic Real Estate Services



Neighborhood View



HARTEL COMMERCIAL REAL ESTATE

230 Jones Road
Suite 6
Falmouth MA 02540

40 Willard Street
Suite 207
Quincy MA 02169

Greg Hartel
617-256-3169
Greg@HartelRealty.com

Anne Osterholm
617-291-0093
Anne@HartelRealty.com

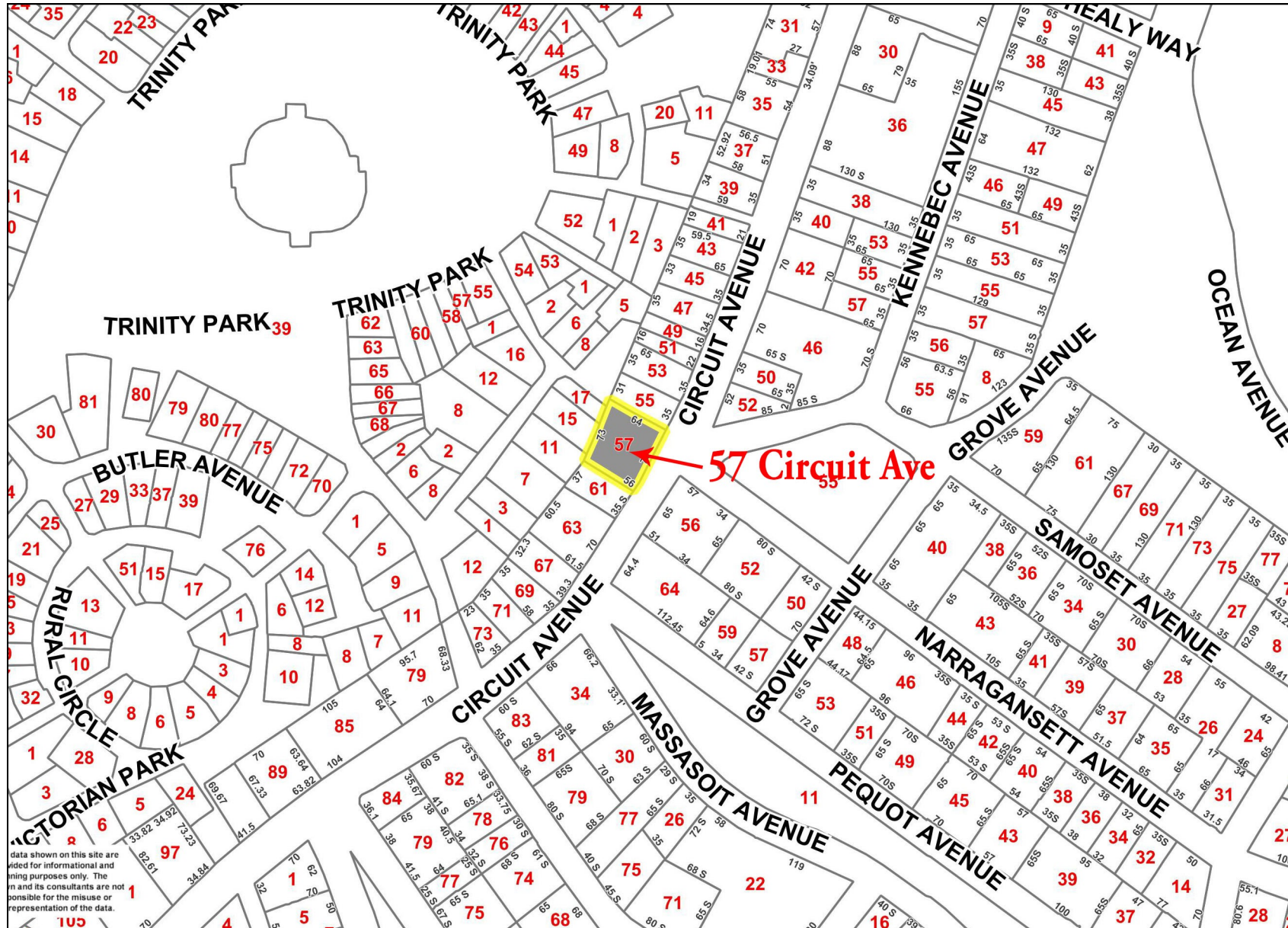
Main Office
508-444-0172
www.HartelRealty.com



HARTEL COMMERCIAL REAL ESTATE

Strategic Real Estate Services

Assessor Map



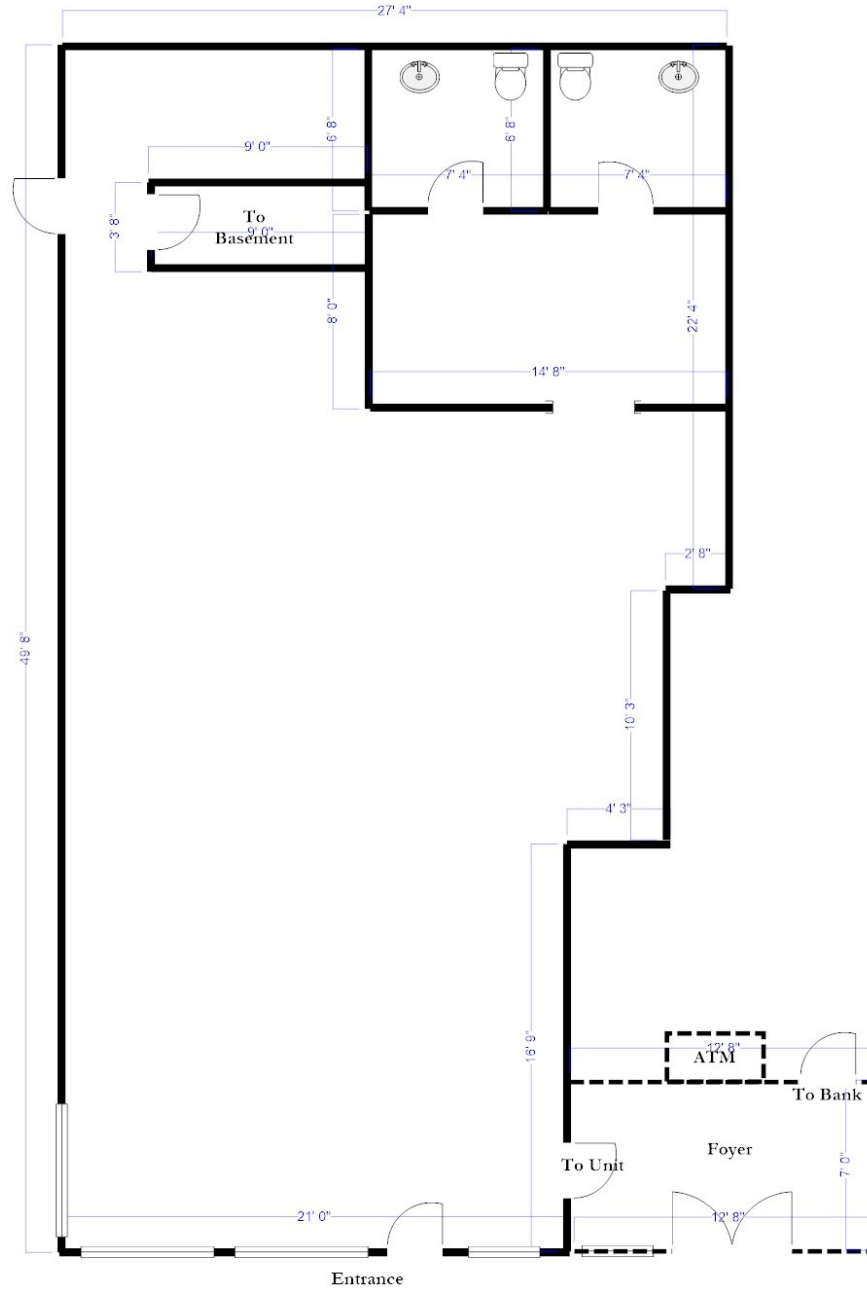
data shown on this site are
vided for informational and
ning purposes only. The
n and its consultants are not
ponsible for the misuse or
representation of the data.



HARTEL COMMERCIAL REAL ESTATE

Strategic Real Estate Services

Floor Plan





HARTEL COMMERCIAL REAL ESTATE

Strategic Real Estate Services



HARTEL COMMERCIAL REAL ESTATE

230 Jones Road
Suite 6
Falmouth MA 02540

40 Willard Street
Suite 207
Quincy MA 02169

Greg Hartel
617-256-3169
Greg@HartelRealty.com

Anne Osterholm
617-291-0093
Anne@HartelRealty.com

Main Office
508-444-0172
www.HartelRealty.com



HARTEL COMMERCIAL REAL ESTATE

Strategic Real Estate Services

57 Circuit Avenue - Oak Bluffs, MA

This property is located in Oak Bluffs on the island of Martha's Vineyard. This rare opportunity is located in the heart of the commercial district in a high visibility, heavily traveled year round area. This space is adjacent to Rockland Trust Company. This space is bright and welcoming with full display windows facing busy Circuit Avenue and two ADA compliant baths, as well as storage in dry basement with interior access.

Well established and complimentary businesses are located within immediate neighborhood, including Black Dog, Flying Horses, Linda Jeans, Johnny Cupcakes, Sharkys Cantina, Mad Martha's Ice Cream, Ben & Bills Chocolate Emporium, Back Door Donuts, Soft as a Grape, Vineyard Vines and many more. Turnover is very low with owner/tenants, as there are very few commercial options available near Oak Bluffs center.

